

Indian Springs Landowners' Association

562 Big Bow Drive Cotopaxi Co 81223

www.islacolo.com

ISLA Annual Community Meeting

Meeting Summary

June 22, 2019

Board Members Present: Scott Fallis, Pete Sardaczuk, Karina Lantzy & Carl Jones. Secretary: Gina Ledford

- I. **Welcome & Introductions:** Scott Fallis called the meeting to order at 12:05 pm. Community Members were welcomed. Each board member introduced themselves followed by all of the community members present introducing themselves. Raffle for gift certificate to Amica's in Salida was won by Carol Bradford.
- II. **Special Presentation by Karina.** Thanks to Nancy Reed, Scott Fallis, Pete Sardaczuk, Darin Anderson & Bev Fallis for all their work for our community. Karina presented them with hand carved walking sticks in appreciation for their contributions.
- III. **Roadside Fire Mitigation - 12:17 pm.** Pete explained BLM grants obtained by Darin Anderson and mitigation that has been performed to date. Grant money has been used for 2019, but there is a possibility of more grants. Darin is working on those grants for Indian Springs. Darin has asked for extra money from the board to mitigate some of the excess scrub oak growth along previously mitigated areas.
- IV. **Community Information - 12:20 pm.** Scott discussed the Architectural and Firehouse Committees, their roles in our community, and who is on each committee. Volunteers were requested for each committee.
- V. **DMFPD, Station #3 Update -12:24 pm.** Lester Limon, chair of the Firehouse Committee, reported that there is no project leader at Deer Mountain at this time and they have no plans in place for the completion of the ISLA fire station #3.
- VI. **Road Maintenance - 12:27 pm.** Carl Jones discussed road maintenance performed to date for 2019. Community member, David Lord, recommended that grading and ditching be done when the roads are wet, which the board members agreed to. Carl asked if there were any problem spots on the common roads to please report them to him and he will get them taken care of. Snow plowing of common roads was performed 6 times this last winter. Snow plow service of private

driveways was discussed. There will no longer be an “Always Plow” list; community members need to contact Bruce Dunavin or Carl Jones 24 hours before the anticipated snow to request their driveway be plowed.

- VII. Indian Springs HOA Financials** – 12:30 pm. Pete Sardaczuk, ISLA treasurer, discussed financials for the HOA for both 2018 & 2019. All financial information, including itemized checking statements, was made available to all community members. Financial information is also available to any landowner upon request. Email islacolo@gmail.com for copies of the financials. Pat Pirtle requested a copy of the 2019 Budget be sent to him. Scott Fallis or Pete Sardaczuk will email a copy of the budget to Mr. Pirtle.
- VIII. Neighborhood Watch** – 12:40 pm. Carl Jones discussed recent crime in our area. He advised anyone who has an emergency to call the Fremont County Sheriff’s Office and 911 first. For non-emergency situations, ISLA residents can call or email Carl and he will check into the situation.
- IX. Architectural Committee** – 12:45 pm. Carl Jones elaborated on the committee’s role in the community. He asked that anyone with plans to build or add-on to any new structures, including fencing, to contact himself, Pat Pirtle, or Brad Warrington with the plans for approval.
- X. Other** -12:47 pm.
- I. Scott Fallis announced two property owners who were interested in selling their lots.
 - II. David Lord expressed his displeasure in the handling of the ISLA Boards proposal to the DMFPD regarding purchase of the fire station land. Community members and board members discussed the letter, how it was handled, and the intent of the letter. The board stated that the intent of the letter was to “get the ball rolling” or to encourage some sort of action toward the completion of the Indian Springs Fire Station. At 1:00 pm, a straw vote was taken to get a feel of how the community felt about the proposal to buy station 3 land and property. The community members in attendance unanimously felt that ISLA should discontinue any actions to purchase the station 3 property and the ISLA board agreed. Since the vote did not meet the ISLA by-laws lead times and notification requirements to all community members, it was not an official ISLA vote but the board members accepted the straw vote feedback. At 1:06 pm, per several community members request, the board agreed to a Special Educational Meeting to discuss the Firehouse. This meeting will be scheduled and a community email announcing the date, time, and place will be sent to all landowners. The details will also be posted on the bulletin board at the ISLA entrance and will be mailed via USPS, upon request, to any landowners.
 - III. Carol Bradford discussed her family’s donation of the land where the firehouse is currently located and expressed their wishes that the community come together to make the donation a positive thing for all Indian Springs residents.

- XI. Board Elections** – 1:18 pm. Election results: Pete Sardaczuk was re-elected to the board and Lester Limon was elected as a new board member. Both positions were uncontested.
- XII. Questions and Discussion** – 1:20 pm. Debra Reeves expressed her gratitude to Carl Jones and his actions helping them twice this last winter. Emergency exit procedure were discussed. The board will keep looking for answers on alternate exits. The fire alarm located at the fire house will be tested this summer. The board will announce the time and date of the test.
- XIII. 1:27 pm.** Scott Fallis closed the community meeting.

At 1:42 pm, the ISLA Board members present at the community meeting and the ISLA secretary, met to elect Board Officers, discuss changes to banking information, and to discuss scheduling of the next board meeting and Community Fire Station meeting. Also present at this meeting were community members Dana Talbot and David Lord.

1:45 pm. Pete motioned to keep the board officers in the same positions as 2018. Karina 2nd the motion and the board voted unanimously.

1:55 pm. The board discussed adding Carl Jones as a signee to the ISLA bank account so there would be 3 board members able to sign for all purchases. Carl and Pete will proceed with bank account changes.

2:10 pm. Community Fire Station meeting and Board Meeting content, locations, dates and times were discussed. Because the community has already decided to end any inquiry as to the purchase of the Fire Station property, it was decided that the Fire Station meeting will be held to educate all interested landowners on all progress to date, as well as to answer any questions and discuss ideas. Karina will inquire as to availability of the Cotopaxi School Cafeteria for this meeting. If unavailable, Carl will inquire as to the availability of the Coaldale Community Center. Tentative weekend of scheduled meetings to be Saturday or Sunday, July 13th or 14th depending on facility availability and board member’s schedules. Meeting details will be announced once the facilities and times have been officially set.

2:25 pm. Meeting was adjourned.

ISLA Contacts

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